



## **AGENDA**

**PLANNING & ZONING COMMISSION MEETING  
CITY OF LEANDER, TEXAS  
Pat Bryson Municipal Hall ~ 201 North Brushy Street  
Leander, Texas**

**Thursday ~ November 12, 2015 at 7:00 pm**

**Place 1 Chris Schwendenmann  
Place 2 Morgan Cotten  
Place 3 Jason Anderson  
Place 4 Sid Sokol - Chair**

**Place 5 Richard Allen – Vice Chair  
Place 6 Angela Means  
Place 7 Marshall Hines**

1. Call to Order
2. Roll Call
3. Presentation of Service Plaque to Exiting Commissioners Saenz and Wixson
  - 15 minute recess
4. Approval of Minutes:  
Regular Planning & Zoning Meeting: October 22, 2015
5. Director's report to P & Z Commissioners on actions taken by the City Council at the November 5, 2015 meeting.
6. Review meeting protocol
7. Citizen Communications - Three (3) minutes of time is allowed, per speaker
8. Election of Chairman
  - A. Nomination for position of Chairman
  - B. Discussion of nominees
  - C. Election of Chairman

9. Election of Vice Chairman
  - A. Nomination for position of Vice Chairman
  - B. Discussion of nominees
  - C. Election of Vice Chairman
10. Election of Secretary
  - A. Nomination for position of Secretary
  - B. Discussion of nominees
  - C. Election of Secretary

<b>Consent Agenda</b>
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11. Subdivision Case 15-FP-006: Consider action on the extension of the expiration of the Carneros Ranch, Section 3 Final Plat for 26.71 acres more or less; WCAD Parcels R523829, R032156, and R523830; generally located to the southeast of the intersection of North Lakeline Blvd and Old 2243 W on the east side; Leander, Williamson County, Texas. Applicant/Agent: CSF Civil Group, LLC on behalf of CT Development, INC.
12. Subdivision Case 15-TOD-FP-024: Consider action on the Oak Creek, Phase 2, Section 3 Final Plat for 13.659 acres more or less; WCAD Parcel R529006; generally located to the southwest of the intersection of San Gabriel Parkway and W Broade Street; Leander, Williamson County, Texas. Applicant/Agent: Pape Dawson Engineers (James A. Huffcut, Jr) on behalf of Sentinel/Cotter Leander, LLC.
13. Subdivision Case 15-SFP-012: Consider action on the Leander 2243 Subdivision Short Form Final Plat for 19.628 acres more or less; WCAD Parcels R393875–R393879; generally located 1,500 feet to the east of the intersection of N Bagdad Road and Old 2243 W on the north side of Old 2243 W, Leander, Williamson County Texas. Applicant/Agent: Kimley-Horn (Robert Smith, PE) behalf of Hero Way 28.444 JV.
14. Subdivision Case 15-SFP-013: Consider action on the South San Gabriel Ranches Short Form Final Plat being 10.25 acres more or less; WCAD Parcels R037794–R037796, R539854; generally located 1,800 feet south of the intersection of CR 270 and Orchard, on the east side of CR270, Leander, Williamson County Texas. Applicant/Agent: Sheryl Vicenik on behalf of David & Sandra Clifton, Lieberman Garcia & Maria Guadalupe Palacios, and Paul Fuller.

<b>Public Hearing</b>
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15. Zoning Case 15-Z-029: Hold a public hearing and consider action on the rezoning of two lots, for 0.9596 acres more or less, located at 1605 and 1607 Tierra Alto, WCAD Parcels R035590 and R035591. Currently, the property is zoned SFU/MH-2-B (Single-Family Urban/Manufactured Home) and the applicant is proposing to zone the property TF-2-B (Two-Family), Leander, Williamson County, Texas. Applicant: Jose Raul Reyes
  - a) Staff Presentation
  - b) Applicant Presentation
  - c) Open Public Hearing
  - d) Close Public Hearing
  - e) Discussion
  - f) Consider Action

<b>Regular Agenda</b>
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16. Discussion of proposed amendments to the Composite Zoning Ordinance, Subdivision Ordinance, and Sign Ordinance.

- a) Staff Presentation
- b) Discussion
- c) Consider Action

17. Discussion of City Council approval of the Comprehensive Plan update on October 15, 2015.

- a) Staff Presentation
- b) Discussion

18. Meeting Adjourned

**CERTIFICATION**

This meeting will be conducted pursuant to the Texas Government Code Section 551.001 et seq. At any time during the meeting the P & Z Commission reserves the right to adjourn into executive session on any of the above posted agenda items in accordance with the sections 551.071 [litigation and certain consultation with attorney], 551.072 [acquisition of interest in real property], 551.073 [contract for gift to city], 551.074 [certain personnel deliberations] or 551.076 [deployment/implementation of security personnel or devices]. The City of Leander is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call the City Secretary at (512) 528-2743 for information. Hearing impaired or speech disabled persons equipped with telecommunication devices for the deaf may call (512) 528-2800. I certify that the above agenda for this meeting of the P & Z Commission of the City of Leander, Texas, was posted on the bulletin board at City Hall in Leander, Texas on the 6 day of November, 2015 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.

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Tom Yantis – Assistant City Manager